PREPARED BY (AND RETURN TO):

WILKINS & IVEY
Attorneys At Law

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104 Woodmont Blvd.
Nashville, TN 37205
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W & I Ref: GJ Title No: 43468

Dav. Co. File: Box 8

Davidson County DEEDWARR
Recvd: 06/19/02 14:30 3pgs
Fees:18.00 Taxes:1524.40
20020619-0074231

ADDRESS NEW OWNER:	**RESPONSIBLE FOR TAX PAYMENT:**
Nancy Draper Brock 26 Lexington Green Nashville, TN 37215	Same

TAX MAP-PARCEL NUMBERS: 131-01-J-008

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of **$412,000.00 ,** cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned Howard Dyer, IV and spouse, Katie S. Dyer and Lawrence B. Stone and spouse, Linda B. Stone, hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto Nancy Draper Brock hereinafter called the **Grantee**, Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows: **To Wit:**

Land in Davidson County, Tennessee, being Lot No. 8 on the Plan of Lexington Green of record in Book 6900, page 198, corrected in Book 7501, page 786, Register's Office for said County.

Said Lot No. 8 fronts 72.00 feet on the southerly margin of Lexington Green and extends back 100.01 feet on the westerly line and 99.99 feet on the easterly line to a dead line in the rear, measuring 72.00 feet thereon.

Being the same property conveyed to Howard Dyer, IV and wife, Katie S. Dyer and Lawrence B. Stone, a married person by deed from Jay D. Mitchell and wife, Denise D. Mitchell of record in Book 20010620-0065607, Register's Office for Davidson County, Tennessee.

Description Reference: Described according to (or by reference to) the recorded subdivision Plan.

This conveyance is subject to: Taxes for 2002, and subsequent years; The Plan, with Owner's Certificate, of record in Plat Book 6900, Page 198 as corrected by Surveyors Certificate of correction of record in Book 7501, page 786, said Register's Office, which Plan shows a 20 foot minimum building setback line from Lexington Green, together with a designated building site, and 10 foot easement for public utility and drainage purposes along the rear line(s) The Declaration of Covenants, Conditions and Restrictions of record in Book 7118, page 21, said Register's Office, which sets forth assessments, liens and other matters, to which Declaration reference is hereby made for more particulars.

This instrument is executed on behalf of Katie S. Dyer, Lawrence B. Stone and Linda B. Stone by Howard Dyer, IV as Attorney in Fact pursuant to a Power of Attorney being recorded simultaneously herewith. The affidavit of said Attorney in Fact is attached as "Exhibit A' to this instrument and incorporated herein by reference.

This is improved property, known as: 26 Lexington Green, Nashville,, Tennessee 37215

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, Grantee's heirs or assigns, forever.

GRANTOR COVENANTS with the said Grantee that Grantor is lawfully seised and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out.

GRANTOR FURTHER COVENANTS and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS THE EXECUTION HEREOF this 12th day of June, 2002 .

Howard Dyer, IV

Katie S. Dyer By: Howard Dyer, IV, Atty-in-fact

Lawrence B. Stone by Howard Dyer, IV, Atty-in-fact

Linda B. Stone by Howard Dyer, IV, Atty-in-fact

State of TENNESSEE
County of DAVIDSON

On this 12th day of June, 2002 , before me the undersigned authority, personally appeared Howard Dyer, IV, to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

My Commission Expires: _____

CHRISTY WILKINS IVEY NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires 7/26/2003

Notary

State of TENNESSEE
County of DAVIDSON

AFFIDAVIT

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is: $412,000.00

Affiant

Sworn and subscribed before me this 12th day of June, 2002

My Commission Expires: _____

CHRISTY WILKINS IVEY NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

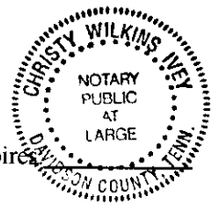
My Commission Expires 7/26/2003

Notary Public

State of Tennessee
County of Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named , **Howard Dyer, IV** with whom I am personally acquainted (or whose identity was proved to me on the basis of satisfactory evidence), and who acknowledged the execution of the within instrument on behalf of Katie S. Dyer, Lawrence B. Stone and Linda B. Stone , as Attorney-in-Fact, as the free act and deed of the said Principal(s).

Witness my hand and official seal at Nashville, Tennessee, this 12th day of June, 2002



Notary Public

My Commission Expires:

My Commission
Expires 7/26/2003

EXHIBIT "A"
To
Warranty Deed

FROM: Howard Dyer, IV and spouse, Katie S. Dyer and Lawrence B. Stone and spouse, Linda B. Stone

TO: Nancy Draper Brock

State of Tennessee
County of Davidson

A F F I D A V I T

The undersigned Affiant, being first duly sworn, deposes and says as follows:

1. That the document to which this affidavit is exhibited is executed by the undersigned as attorney-in-fact for the principal(s) thereon shown.

2. That this execution is proper and within the scope of the power-of-attorney referenced in the instrument.

3. Pursuant to the provisions of *Tennessee Code Annotated,* Section 34-6-105(c), of the Uniform Durable Power of Attorney Act, the undersigned Affiant certifies that at the time of execution of said document the Affiant had no knowledge or notice of the termination of the power-of-attorney, either by revocation or by a principal's death, disability, or incapacity.

Further the Affiant Saith not.

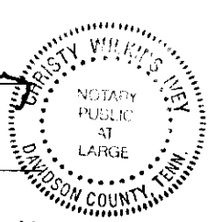
Howard Dyer, IV, Affiant

Sworn to and subscribed before me this

12th day of June, 2002

Notary Public

My Commission Expires:



My Commission
Expires 7/26/2003